

UTILITY ADVISORY BOARD POLICY #08-01

Urban Mixed Use Development Connection Fees

Connection fees for urban mixed use (commercial and residential) developments are permitted to be determined with the residential lot density equation (RLDE) if any portion of the site being developed is residential and the site is served off of one meter.

When 80% or more of the site is planned as residential, the site shall be considered 100% residential and the RLDE utilized appropriately.

The RLDE may only be applied to the connection fees for the portion of the site development that is residential. The commercial portion of the connection fees may be reduced based upon the percentage of the site that is commercial.

Connection fee = [(connection fee) x (% site commercial)] + [(connection fee) x (% site residential) x (residential lot density credit)]

The intent of this policy is to clarify urban mixed use developments and their connection fees. The position of the Water System is not to hinder urban growth, but rather assist in a manner that will still benefit the Water System and its UAB partners. The procedure listed above shall be applied unless other agreements have been approved by the City Manager, Utility Advisory Board and/or their designee.

*Effective date of this policy: **UAB Approval February 21, 2008***